

TOWN OF ESSEX DEVELOPMENT REVIEW BOARD
NOTICE OF PUBLIC HEARING
February 5, 2026, 6:30 pm

Hybrid & In Person (Municipal Conference Room, 81 Main St., Essex Jct.) Meeting. Anyone may attend this meeting in person at the above address or remotely through the following options:

Join Online: Zoom Meeting ID: 821 7131 4999 | Passcode: 754119

Join Calling (*audio only*): 888-788-0099

1. **Site Plan Amendment – Essex Resort Holdings LLC** is proposing an 8 foot wide natural path, removing two of the existing tennis courts, adding a patio area with hot tubs behind the spa, a landscape berm, green houses and other Zen garden amenities at 70 Essex Way (Parcel ID 2-093-001-000) located in the Mixed Use Development-Planned Unit Development (MXD-PUD) District.
2. **Boundary Line Adjustment – Essex Resort Holdings LLC** is proposing to dissolve the boundary line between 70 Essex Way and 74 Essex Way (Parcel ID 2-093-001-000 and 2-093-001-002) located in the Mixed Use Development-Planned Unit Development (MXD-PUD) District.
3. **Sketch Plan – Eurowest Retail Partners, LTD** is proposing to add three residential buildings with a maximum of 155 residential units and associated parking at 21 Essex Way (Parcel ID 2-092-002-001) located in the Mixed Use Development-Planned Unit Development (MXD-PUD) District and Retail Business (B1) Subzone.
4. **Site Plan – Glenn & Ronalyn Cummings** are proposing a 16,100 square foot warehouse building at 22 Corporate Drive (Parcel ID 2-072-003-022) located in the Resource Preservation District-Industrial (RPD-I). This was previously approved in October 2022, but the approval has since expired. Included in the October 2022 approval was a waiver to clear the 50' buffer and replant with a streetscape consistent with other parcels on Corporate Drive.
5. **Boundary Line Adjustment – Richard and Nancy Jenny** are proposing a boundary line adjustment to convey 8.43 acres from 31 Brigham Hill Lane (Parcel ID 2-017-008-002) to 43 Brigham Hill Lane (Parcel ID 2-017-003-000) located in the Conservation (C1) District. 31 Brigham Hill Lane will decrease in size from 27.77 acres to 19.35 acres. 43 Brigham Hill Lane will increase in size from 110.7 acres to 119.1 acres.

Application materials may be viewed before the meeting at essexvt.gov/applications. Please call 802-878-1343 or email community-development@essex.org with any questions. This may not be the final order in which items will be heard. Please view the complete Agenda, at <https://essexvt.portal.civicclerk.com> or the office notice board before the hearing for the order in which items will be heard and other agenda items.